

**TOWN OF SOUTHAMPTON  
ENVIRONMENT DIVISION  
NOTICE OF ADMINISTRATIVE WETLANDS PERMIT**

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**Permit No.:** WAP22103

**Date of Receipt of Application:** 09/28/2022

**Project Title:** Paul Bannister and Arlene Bannister

**Project Location:** 2 Pine Tree Lane, Westhampton

**SCTM No.:** 0900-381-04-1.23

**Description of Permitted Activity:** To demolish and remove 800 square feet of existing swimming pool, located 97 feet from wetlands; to demolish and remove 951 square feet of pool deck, located 91 feet from wetlands; to demolish and remove approximately 1,309 square feet of upper deck, located 116 feet from wetlands; to construct a new 800 square foot swimming pool, located 105 feet from wetlands; to construct an 80 square foot spa, located 105 feet from wetlands; to construct approximately 3,080 square feet of lower patio and walkways, with fire pit atop, located, at their closest point, 100.7 feet from wetlands; to construct approximately 1,464 square feet of upper patio and steps, constructed on an elevated metal frame, with covered outdoor kitchen atop, located 134 feet from wetlands; to construct basement egress stairs, located 151 feet from wetlands; to install a water supply line and wastewater line, between the dwelling and the outdoor kitchen, located, at their closest point, 151 feet from wetlands; to construct an outdoor shower, located 190 feet from wetlands; to install the required pool enclosure fence, pool drywell, and pool equipment, located, at their closest point 75 feet from wetlands; to establish and restore a covenanted naturally vegetated wetlands non-disturbance/non-fertilization buffer, extending 75 feet landward of wetlands; and to restore the required covenanted buffer by through restoration of existing natural grades by removal of mounded soils, followed by installation of Town approved native plants, at residentially developed property, having frontage on Brushy Neck Creek and containing Town and State regulated tidal wetlands, in Westhampton, Town of Suffolk County, New York, **in accordance with the survey prepared by Angelo Joseph Cecere, dated October 15, 2021, last revised November 7, 2022, the “Bannister Residence”, Drawing No. A101 and A102, prepared by Nicholas A. Vero, dated August 31, 2022, last revised November 4, 2022.**

***Permit Approved***

**Date of Issuance:** 11/29/2022  
**Expiration Date:** 11/18/2025  
**Contact Person:** Martin Shea  
**Address:** Town of Southampton  
Environment Division  
116 Hampton Road  
Southampton, NY 11968  
**Phone Number:** 631-287-5710

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